

KNOW ALL MEN BY THESE PRESENTS:

That I, EDWARD A. TAYLOR, widower, of Clatsop County, State of Oregon, in consideration of the sum of EIGHT THOUSAND DOLLARS (\$8000.00) to me paid by ASTORIA GOLF AND COUNTRY CLUB, a corporation organized and existing under and by virtue of the laws of the State of Oregon, with its principal office and place of business at the City of Astoria, in Clatsop County, in said state, have bargained and sold, and by these presents do grant, bargain, sell and convey unto said ASTORIA GOLF AND COUNTRY CLUB, its successors and assigns, all the following bounded and described real property, situated in the County of Clatsop and State of Oregon, to-wit:

All of that portion of the North half ($N\frac{1}{2}$) of the Donation Land Claim of James Taylor and Esther Taylor, his wife, in Sections Nine (9), Ten (10), Eleven (11), Fourteen (14), Fifteen (15) and Sixteen (16), in Township Seven (7) North Range Ten (10) West of the Willamette Meridian, which lies West of the West boundary line of the Columbia River Highway, excepting that portion thereof heretofore conveyed by Frank J. Taylor and Mary E. Taylor, his wife, and Edward A. Taylor and Mary A. Taylor, his wife, to N. W. Bower, Trustee, by deed dated March 15, 1907, which is recorded in Book "60", Records of Deeds for Clatsop County, Oregon, at page 595 thereof, and subject to the provisions of said last mentioned conveyance, together with all the rights and privileges therein reserved to the grantor herein; also subject to the terms of an agreement for a right of way over said premises executed by Frank J. Taylor and Mary E. Taylor, his wife, and Edward A. Taylor and Mary A. Taylor, his wife, to N. W. Bower, Trustee, of date March 15, 1907, which is recorded in Book "70", Records of Deeds for Clatsop County, Oregon, at page 87 thereof,

together with all the right, title, interest, privileges and easements of the grantor of, in and to Neacoxie Lake and waters thereof,

together with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and also all my estate, right, title and interest in and to the same, including dower and claim of dower.

as B.

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Executed in the presence of:

(SEAL)

STATE OF OREGON,)
 :ss.
County of Clatsop.)

BE IT REMEMBERED, That on this day of July, A.D.
1923, before me, the undersigned, a Notary Public in and for
said County and State, personally appeared the within named
EDWARD A. TAYLOR, widower, who is known to me to be the identical
person described in and who executed the within instrument, and
acknowledged to me that he executed the same freely and voluntarily
and for the uses and purposes therein mentioned.

IN TESTIMONY WHEREOF, I have hereunto set my hand and
Notarial seal the day and year last above written.

Notary Public for Oregon.
My Commission expires

KNOW ALL MEN BY THESE PRESENTS:

That I, E. A. TAYLOR, of Clatsop County, Oregon, of the first part, in consideration of the sum of \$1.00 and other good and valuable consideration to me in hand paid, do hereby agree to sell, upon the terms hereinafter set forth, to C. W. Halderman, of Astoria, Clatsop County, State of Oregon, of the second part, all the lands owned by the first party and situated in the James Taylor Donation Land Claim, in Clatsop County, Oregon, lying West of the County Highway running from Astoria to Seaside, together with all the right, title, interest and estate of the first party of, in and to the water known as Neacoxie Lake fronting and abutting thereon, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, free and clear of all liens and incumbrances whatsoever.

The first party by these presents hereby agrees to bargain, sell and convey to the second party all of the above described property for the full sum of \$8500.00, payable as follows:

The sum of \$2500.00 on or before August 1, 1923, and the balance of \$6000.00 to be paid by promissory note executed by the second party or assigns, due on or before five years from August 1, 1923, bearing interest at the rate of 6% per annum, payable semi-annually, payment of principal and interest to be secured by a first mortgage on the property above described, and mortgage to provide that residence building on said premises to be insured and kept insured until the said promissory note shall have been paid in full in one or more responsible fire insurance companies, loss, if any, payable to the first party, his heirs or assigns, in the sum of at least \$1200.00.

It is further agreed between the parties hereto that should the second party exercise the right of this option, then, in that event, the first party shall be and is hereby given until September 1, 1923 in which to vacate the dwelling house located upon the premises above described. It is agreed between the parties hereto, however, that if the second party shall exercise the right of this option to purchase the above described property, he shall have the right to enter upon the same immediately and make such improvements thereon as he desires, save and excepting no improvements shall be made on the dwelling house located thereon before September 1, 1923, unless agreed to by the first party.

It is further agreed between the parties hereto that this is simply an option to purchase, and time is of the essence hereof, and should the second party for any reason fail to strictly comply with the terms hereof, and perform this contract strictly in accordance with the terms hereof within the time and in the manner herein provided, then this option shall be null and void, and all rights of each of the parties hereto shall be void and of no effect.

It is further agreed between the parties hereto that this contract shall run to the heirs, administrators, assigns and executors of the parties hereto.

IN WITNESS WHEREOF, The parties hereto have caused these presents to be executed, this 10th day of July, A.D. 1923.

Executed in the presence of:

_____	_____ (SEAL)
_____	_____ (SEAL)

STATE OF OREGON,)
 : ss.
County of Clatsop.)

BE IT REMEMBERED, That on this 10th day of July, A.D. 1923, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named E. A. TAYLOR, who is known to me to be the identical person described in and who executed the within instrument, and acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes therein mentioned.

IN TESTIMONY WHEREOF, I have hereunto set my hand and Notarial seal the day and year last above written.

Notary Public for Oregon.
My Commission expires

KNOW ALL MEN BY THESE PRESENTS:

That the GLENWOOD CRANBERRY COMPANY, a corporation organized and existing under and by virtue of the laws of the State of Oregon, in consideration of the sum of Ten Dollars (\$10.00) to it paid by ASTORIA GOLF AND COUNTRY CLUB, a corporation organized and existing under and by virtue of the laws of the State of Oregon, with its principal office and place of business at the City of Astoria, in Clatsop County, in said state, has bargained and sold, and by these presents does grant, bargain, sell and convey unto said ASTORIA GOLF AND COUNTRY CLUB, its successors and assigns, all the following bounded and described real property, situated in the County of Clatsop and State of Oregon, to-wit:

A tract of land bounded and described as follows, to-wit:

Beginning at the point of intersection of the South boundary line of the John Hobson Donation Land Claim, in Section numbered Ten (10), in Township numbered Seven (7) North of Range numbered Ten (10) West of the Willamette Meridian, with the West boundary line of the Columbia River Highway; thence West on the South boundary line of said Donation Land Claim a distance of 910.5 feet to the Southeast corner of a tract of land owned by C. V. Brown, the same being evidenced by a two (2) inch iron pipe driven into the ground; thence North along the East boundary line of said C. V. Brown tract North 12° 58' West a distance of 947 feet to a two (2) inch iron pipe driven into the ground; thence East on a line parallel with the South boundary line of said John Hobson Donation Land Claim to the West boundary line of said Columbia River Highway; thence South on said West boundary line of said Columbia River Highway to the place of beginning, containing forty (40) acres of land, more or less.

together with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and also all its estate, right, title and interest in and to the same.

TO HAVE AND TO HOLD the above described and granted premises unto the said ASTORIA GOLF AND COUNTRY CLUB, its successors and assigns, forever. And the GLENWOOD CRANBERRY COMPANY, the

grantor above named, does covenant to and with the ASTORIA GOLF AND COUNTRY CLUB, the above named grantee, its successors and assigns, that it is lawfully seized in fee simple of the above granted premises, that the above granted premises are free from all incumbrances, and that it will and its successors and assigns shall WARRANT AND FOREVER DEFEND the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the GLENWOOD CRANBERRY COMPANY, the grantor above named, has caused these presents to be executed this day of July, A.D. 1923, by its President and Secretary and its corporate seal hereunto affixed, pursuant to a resolution of its Board of Directors heretofore duly adopted and passed authorizing the execution of this instrument.

Executed in the presence of:

_____ (SEAL)

_____ By _____
Its President.

_____ (SEAL)

By _____
Its Secretary.

STATE OF OREGON,)
 : ss.
County of Clatsop.)

On this day of July, A.D. 1923, before me appeared FRED B. POOLE and F. L. HURLBULT to me personally known, who being duly sworn, did say that they are the President and Secretary respectively of the GLENWOOD CRANBERRY COMPANY, the corporation mentioned and described in the above and foregoing instrument, and that the seal affixed to said instrument is the corporate seal of said corporation, and that the said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors, and said Fred B. Poole and F. L. Hurlbult acknowledged said instrument to be the free act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal this the day and year first in this, my certificate, written.

Notary Public for Oregon.
My Commission expires

KNOW ALL MEN BY THESE PRESENTS:

That the GLENWOOD CRANBERRY COMPANY, a corporation organized and existing under and by virtue of the laws of the State of Oregon, of the first part, for and in consideration of the sum of \$1.00 in hand paid by C. W. HALDERMAN, of Astoria, Clatsop County, State of Oregon, of the second part, hereby agrees to sell and convey to said second party, all of the following described real property, situated in Clatsop County, State of Oregon, free and clear of all incumbrances, to-wit:

Any portion of the South 40 acres of that tract of land lying West of the Astoria-Seaside Highway, and bounded on the North by the Ivy Lee acres; on the West by a tract of land owned by C. V. Brown; on the South by a tract of land owned by E. A. Taylor;

also, any portion of the land immediately adjoining the 40 acres last above described, sufficient to make an additional acreage of 10 acres.

The price of the tract of land first above described is \$110.00 per acre. The price of the tract of land last above described for that portion thereof which lies West of what is known as the "flat", is at the rate of \$110.00 per acre, and the acreage in the flat is at the rate of \$ per acre.

The first party agrees to accept the price hereinbefore mentioned in full for the purchase price of said property. Such purchase price shall be paid as follows:

The sum of \$2500.00 on or before August 1, 1923, and the balance to be paid by a promissory note executed by the second party, due on or before five (5) years from August 1, 1923, bearing interest at the rate of 6% per annum, payable semi-annually, payment of principal and interest to be secured by a first mortgage upon the above described property.

It being understood between the parties hereto that the second party shall have the right under this contract to purchase any portion of the property herein described, and shall not be obligated to take the full amount.

It is further agreed between the parties hereto that this is simply an option to purchase, and time is of the essence hereof, and should the second party for any reason fail to strictly comply with the terms hereof, and perform this contract strictly in accordance with the terms hereof within the time and in the manner herein provided, then this option shall be null and void, and all rights of each of the parties hereto shall be void and of no effect.

It is agreed between the parties hereto that if the second party shall exercise the right to purchase the property above mentioned, he shall have the right to enter upon the same immediately and make such improvements thereon as he desires.

It is further agreed between the parties hereto that this contract shall run to the heirs, administrators, successors, assigns and executors of the parties hereto.

IN WITNESS WHEREOF, The parties hereto have caused these presents to be executed, in duplicate, this 10th day of July, A.D. 1923.

Executed in the presence of:

_____	_____ (SEAL)
_____	By _____
	Its President.
	_____ (SEAL)
	By _____
	Its Secretary.
	_____ (SEAL)

THIS CERTIFIES that the undersigned

has this day received from C. W. HALDENMAN the sum of One Dollar (\$1.00), part payment on the purchase price of the following described real estate, situated in Clatsop County, State of Oregon, to-wit:

The balance of said purchase price, namely, \$, must be paid on or before twenty (20) days from this date; \$ thereof in cash and \$ evidenced by promissory note, secured by first mortgage on the above property, bearing interest at 6% per annum, due years from date.

If the purchase price above mentioned shall not be paid within the time above mentioned, this option shall be void without further act or thing done or to be done by the undersigned.

IN WITNESS WHEREOF, The undersigned has caused these presents to be executed this day of A.D. 1923.
Executed in the presence of:

(SEAL)

